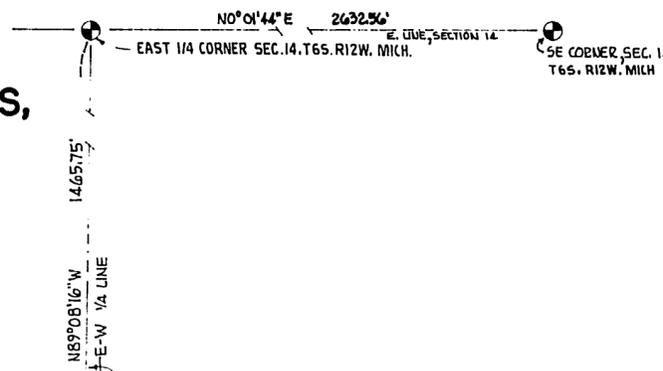
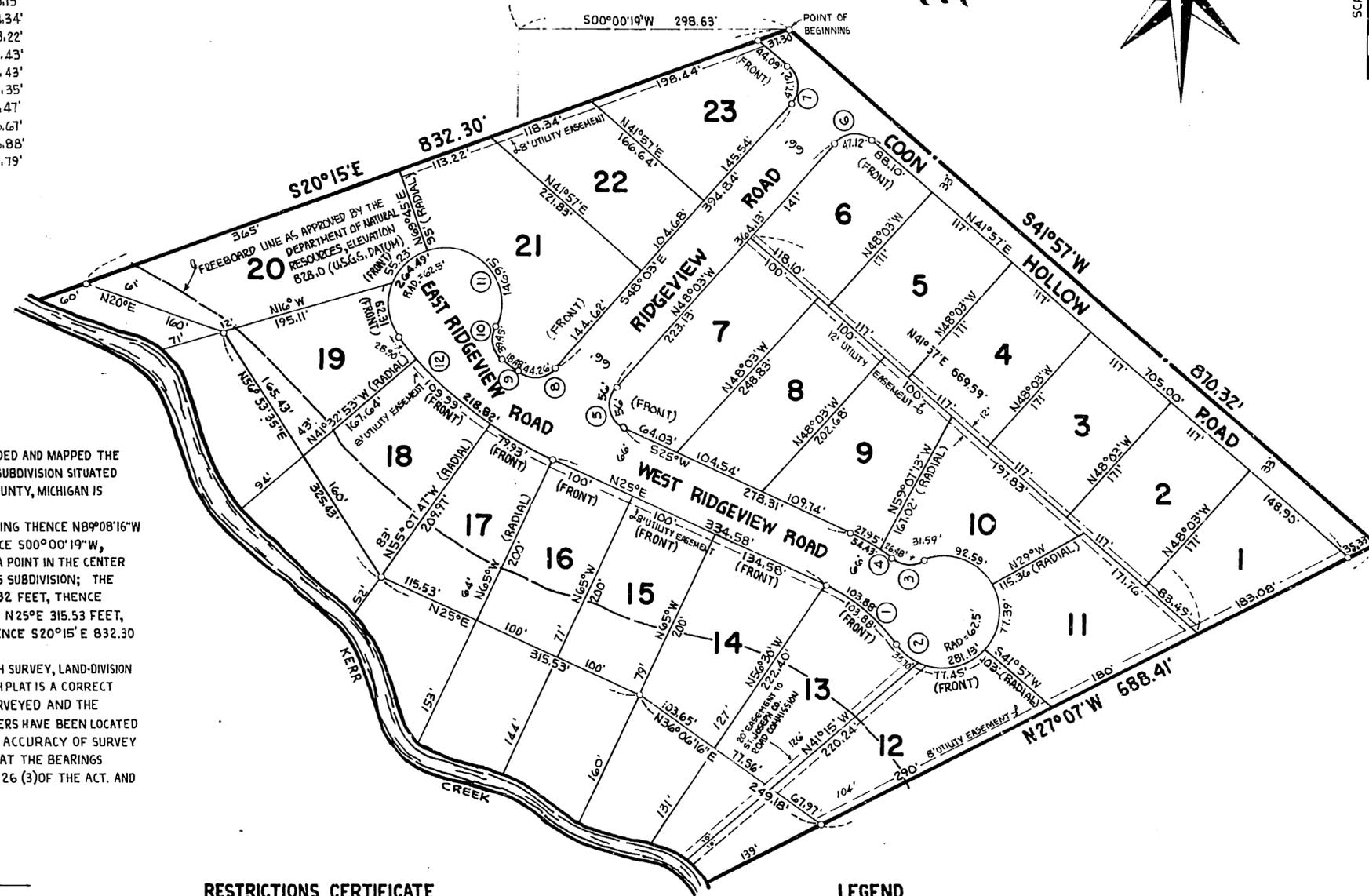
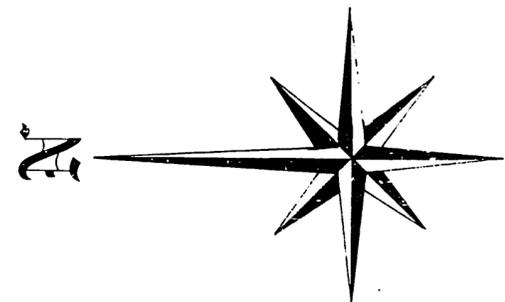


# RIDGEVIEW

A SUBDIVISION SITUATED IN THE EAST 1/2 OF SECTION 14, T6S, R12W, FABIUS TWP., ST. JOSEPH COUNTY, MICHIGAN



CURVE	RADIUS	Δ	ARC LENGTH	TANGENT	CHORD BEARING	DISTANCE
1	206.35'	28°50'40"	103.88'	53.07'	N39°25'20"E	102.19'
2	62.50'	257°43'11"	281.13'	77.57'	N75°00'56"W	97.34'
3	30'	60°19'34"	31.59'	17.43'	S06°17'16"W	30.15'
4	272.35'	11°27'03"	54.43'	27.31'	S30°43'31"W	54.34'
5	30'	106°57'	56'	40.51'	S78°28'30"W	48.22'
6	30'	90°	47.12'	30'	N03°03'W	42.43'
7	30'	90°	47.12'	30'	N86°57'E	42.43'
8	30'	84°31'53"	44.26'	27.27'	S05°47'04"E	40.35'
9	397.99'	2°39'35"	18.48'	9.24'	S37°48'40"W	18.47'
10	30'	75°20'55"	39.45'	23.17'	S76°48'55"W	36.67'
11	62.50'	242°28'09"	264.49'	103.06'	S06°44'42"E	106.88'
12	463.99'	27°01'14"	218.82'	111.48'	N38°30'37"E	216.79'



**SURVEYOR'S CERTIFICATE**

I, ROBERT E. SAYERS, SURVEYOR, CERTIFY: THAT I HAVE SURVEYED, DIVIDED AND MAPPED THE LAND SHOWN ON THIS PLAT, DESCRIBED AS FOLLOWS: RIDGEVIEW A SUBDIVISION SITUATED IN THE EAST 1/2 OF SECTION 14, T6S, R12W, FABIUS TWP., ST. JOSEPH COUNTY, MICHIGAN IS DESCRIBED AS FOLLOWS. COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 14 AND RUNNING THENCE N89°08'16"W ALONG THE EAST-WEST 1/4 LINE OF SAID SECTION, 298.63 FEET TO A POINT IN THE CENTER LINE OF COON HOLLOW ROAD, WHICH IS THE POINT OF BEGINNING OF THIS SUBDIVISION; THE BOUNDARY RUNS THENCE S41°57'W ALONG SAID ROAD CENTERLINE 870.32 FEET, THENCE N27°07'W 688.41 FEET, THENCE N36°06'16"E 249.18 FEET, THENCE N25°E 315.53 FEET, THENCE N56°53'35"E 325.43 FEET, THENCE N20°E 160' FEET, THENCE S20°15'E 832.30 FEET TO THE POINT OF BEGINNING OF THIS SUBDIVISION. THIS SUBDIVISION CONTAINS 23 NUMBERED LOTS THAT I HAVE MADE SUCH SURVEY, LAND-DIVISION AND PLAT BY THE DIRECTION OF THE OWNERS OF SUCH LAND, THAT SUCH PLAT IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE SUBDIVISION OF IT. THAT THE REQUIRED MONUMENTS AND LOT MARKERS HAVE BEEN LOCATED IN THE GROUND AS REQUIRED BY SECTION 125 OF THE ACT THAT THE ACCURACY OF SURVEY IS WITHIN THE LIMITS REQUIRED BY SECTION 126 OF THE ACT. THAT THE BEARINGS SHOWN ON THE PLAT ARE EXPRESSED AS REQUIRED BY SECTION 126 (3) OF THE ACT. AND AS EXPLAINED IN THE LEGEND.

*Robert E. Sayers*  
 ROBERT E. SAYERS, R.L.S. # 7874  
 P.O. BOX 212, STURGIS, MICHIGAN 49091  
 JULY 1, 1975  
 DATE



**RESTRICTIONS CERTIFICATE**

THIS PLAT IS SUBJECT TO RESTRICTIONS AS REQUIRED BY ACT 288, PA. 1967, AS AMENDED, ON CERTAIN LOTS WITH RESPECT TO THE REQUIREMENTS OF THE MICHIGAN DEPARTMENT OF NATURAL RESOURCES AND/OR THE MICHIGAN DEPARTMENT OF PUBLIC HEALTH WHICH ARE RECORDED IN LIBER 293 OF DEEDS ON PAGE 1123 OF RECORDS IN THIS COUNTY.

**LEGEND**

ALL DIMENSIONS ARE IN FEET.  
 4" CONCRETE MONUMENTS ARE AT ALL POINTS MARKED THUS 'o'.  
 ALL LOT CORNERS ARE MARKED BY A 1/2" X 18" IRON BAR.  
 PLAT BEARINGS WERE ESTABLISHED BY THE CENTERLINE OF COON HOLLOW ROAD AS SHOWN ON SUNNYFIELD NO. 4 A SUBDIVISION RECORDED IN LIBER 5 OF PLATS, PAGE 3.  
 ALL CURVE DIMENSIONS ARE ARC DIMENSIONS

54877



# RIDGEVIEW

## A SUBDIVISION SITUATED IN THE EAST 1/2 OF SECTION 14, T6S, R12W, FABIUS TWP, ST. JOSEPH COUNTY, MICHIGAN

### PROPRIETOR'S CERTIFICATE

WE, AS PROPRIETORS, CERTIFY THAT WE HAVE CAUSED THE LAND EMBRACED IN THIS PLAT TO BE SURVEYED, DIVIDED, MONUMENTED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT AND THAT THOSE PORTIONS OF COON HOLLOW ROAD, EAST RIDGEVIEW ROAD, WEST RIDGEVIEW ROAD, AND RIDGEVIEW ROAD WHICH FALL WITHIN THE BOUNDARY OF SAID PLAT ARE FOR THE USE OF THE PUBLIC; THAT THE PUBLIC UTILITY EASEMENTS ARE PRIVATE EASEMENTS AND THAT ALL OTHER EASEMENTS ARE FOR THE USES SHOWN ON THE PLAT. LOTS 12 THROUGH 20, INCLUSIVE, EXTEND TO THE WATERS EDGE ON THE PROJECTION OF THE SIDE LOT LINES EXTENDED, AS SHOWN.

Michael Dennis Dunlap  
MICHAEL DENNIS DUNLAP  
324 S. HOOKER AVE.  
THREE RIVERS, MICHIGAN 49093

Mary Margaret Dunlap  
MARY MARGARET DUNLAP  
324 S. HOOKER AVE.  
THREE RIVERS, MICHIGAN 49093

R.E. Sayers WITNESS      Nancy C. Fisher WITNESS  
R.E. SAYERS, WITNESS      NANCY C. FISHER, WITNESS

### PROPRIETOR'S CERTIFICATE - CORPORATION

THE FIRST NATIONAL BANK, A CORPORATION DULY ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF MICHIGAN BY, D. J. SMALLCOMBE AND N. C. HOFFMASTER, PRESIDENT AND VICE PRESIDENT, RESPECTIVELY, AS PROPRIETOR, HAS CAUSED THE LAND TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THIS PLAT AND THAT THOSE PORTIONS OF COON HOLLOW ROAD, EAST RIDGEVIEW ROAD, WEST RIDGEVIEW ROAD, AND RIDGEVIEW ROAD WHICH FALL WITHIN THE BOUNDARY OF SAID PLAT ARE FOR THE USE OF THE PUBLIC; THAT THE PUBLIC UTILITY EASEMENTS ARE PRIVATE EASEMENTS AND THAT ALL OTHER EASEMENTS ARE FOR THE USES SHOWN ON THE PLAT. LOTS 12 THROUGH 20 INCLUSIVE EXTEND TO THE WATERS EDGE ON THE PROJECTION OF THE SIDE LOT LINES EXTENDED, AS SHOWN.

THE FIRST NATIONAL BANK  
88 N. MAIN  
THREE RIVERS, MICHIGAN  
49093

D.J. Smallcombe  
D.J. SMALLCOMBE, PRESIDENT

N.C. Hoffmaster  
N.C. HOFFMASTER, VICE PRESIDENT

R.E. Sayers WITNESS      Jane Hartman WITNESS  
R.E. SAYERS, WITNESS      JANE HARTMAN, WITNESS

### COUNTY TREASURER'S CERTIFICATE

RECORDS IN MY OFFICE SHOW NO UNPAID TAXES OR SPECIAL ASSESSMENTS FOR THE FIVE YEARS PRECEDING THE 15<sup>TH</sup> DAY OF July, 1975, INVOLVING THE LAND INCLUDED IN THIS PLAT.

Stanley M. Huff  
STANLEY M. HUFF, ST. JOSEPH COUNTY TREASURER

### COUNTY DRAIN COMMISSIONER'S CERTIFICATE

APPROVED ON JULY 1, 1975, AS COMPLYING WITH SECTION 192 OF ACT 288 P.A. 1967 AND THE APPLICABLE PUBLISHED RULES AND REGULATIONS OF MY OFFICE IN THE COUNTY OF ST. JOSEPH.

Lloyd S. Cupp  
LLOYD S. CUPP, DRAIN COMMISSIONER

### CERTIFICATE OF COUNTY ROAD COMMISSIONERS

APPROVED ON JULY 3, 1975, AS COMPLYING WITH SECTION 183 OF ACT 288 P.A. 1967 AND THE APPLICABLE PUBLISHED RULES AND REGULATIONS OF THE BOARD OF ROAD COMMISSIONERS OF ST. JOSEPH COUNTY.

Carl L. Roberts  
CARL L. ROBERTS, MEMBER

Frank Shellenbarger  
FRANK SHELLENBARGER, CHAIRMAN

D.W. Arney  
D.W. ARNEY, MEMBER

### ACKNOWLEDGEMENT

STATE OF MICHIGAN  
COUNTY OF ST. JOSEPH SS  
PERSONALLY CAME BEFORE ME THIS 1<sup>ST</sup> DAY OF JULY 1975, THE ABOVE NAMED MICHAEL DENNIS DUNLAP AND MARY MARGARET DUNLAP HIS WIFE, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED.

NOTARY PUBLIC, Nancy C. Fisher, St. Joseph COUNTY, MICHIGAN  
NANCY C. FISHER ST. JOSEPH

MY COMMISSION EXPIRES 9-10-78

### ACKNOWLEDGEMENT

STATE OF MICHIGAN  
COUNTY OF ST. JOSEPH SS  
PERSONALLY CAME BEFORE ME THIS 1<sup>ST</sup> DAY OF JULY, 1975, D.J. SMALLCOMBE, PRESIDENT, AND N.C. HOFFMASTER, VICE PRESIDENT, OF THE ABOVE NAMED CORPORATION TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND TO ME KNOWN TO BE SUCH PRESIDENT AND VICE PRESIDENT OF SAID CORPORATION AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE FREE ACT AND DEED OF SAID CORPORATION, BY ITS AUTHORITY.

NOTARY PUBLIC, Jane Hartman COUNTY, MICHIGAN  
JANE HARTMAN ST. JOSEPH

MY COMMISSION EXPIRES 7/11/77

### RESTRICTIONS CERTIFICATE

THIS PLAT IS SUBJECT TO RESTRICTIONS AS REQUIRED BY ACT 288 OF 1967, AS AMENDED ON CERTAIN LOTS WITH RESPECT TO THE REQUIREMENTS OF THE MICHIGAN DEPARTMENT OF NATURAL RESOURCES AND/OR THE MICHIGAN DEPARTMENT OF PUBLIC HEALTH WHICH ARE RECORDED IN LIBER OF DEEDS ON PAGE OF RECORDS IN THIS COUNTY.

Certified true copy of Recorded plat

Richard L. Green  
RICHARD L. GREEN  
COUNTY TREASURER  
By Richard L. Green  
Notary Public Examiner  
September 22, 1975

### CERTIFICATE OF MUNICIPAL APPROVAL

I CERTIFY THAT THIS PLAT WAS APPROVED BY THE TOWNSHIP BOARD OF THE TOWNSHIP OF FABIUS AT A MEETING HELD JULY 5, 1975, AND WAS REVIEWED AND FOUND TO BE IN COMPLIANCE WITH ACT 288 P.A. 1967. THIS PLAT WAS APPROVED ON JUNE 10, 1975, BY THE ST. JOSEPH COUNTY HEALTH DEPARTMENT.

John T. Mykura  
JOHN T. MYKURA, CLERK

### COUNTY PLAT BOARD CERTIFICATE

THIS PLAT HAS BEEN REVIEWED AND IS APPROVED BY THE ST. JOSEPH COUNTY PLAT BOARD ON July 16, 1975 AS BEING IN COMPLIANCE WITH ALL OF THE PROVISIONS OF ACT 288 P.A. 1967. AND THE PLAT BOARDS APPLICABLE RULES AND REGULATIONS.

Donna E. Donmyer  
DONNA E. DONMYER, REGISTER OF DEEDS

Stanley M. Huff  
STANLEY M. HUFF, COUNTY TREASURER

Beverly J. Burnham  
BEVERLY J. BURNHAM, COUNTY CLERK

### RECORDING CERTIFICATE

REGISTER OF DEEDS SS.  
COUNTY OF ST. JOSEPH  
THIS PLAT OF RIDGEVIEW WAS RECORDED THIS 20<sup>TH</sup> DAY OF August AT 11:20<sup>0</sup> CLOCK  
A.M. IN LIBER 5 OF PLATS ON PAGE 90 & 91.

Donna E. Donmyer  
DONNA E. DONMYER, REGISTER OF DEEDS

